

**HISTORICAL ARCHITECTURE REVIEW BOARD
BELLEFONTE BOROUGH
MEETING MINUTES**

July 27, 2021 - 8:30 a.m.
236 West Lamb Street, Bellefonte, PA 16823
www.bellefonte.net

CALL TO ORDER:

The July 27, 2021 regular meeting of the Bellefonte Borough Historical Architecture Review Board (HARB) was called to order by Mr. Sam McGinley at 8:30 a.m. Members met *virtually* via Zoom.

ROLL CALL:

MEMBERS PRESENT: Sam McGinley
Rob Wagner
Megan Tooker
Phil Ruth
Pat Long
Gay Dunne

EXCUSED: Nichole Mendinsky
Maria Day

STAFF MEMBERS: Gina Thompson, HARB Administrator

GUESTS: Joanne Tosti-Vasey
Lori Haines – Centre County Housing Authority
Lori Fisher – Bellefonte Art Museum

ADDITIONS /CORRECTIONS TO THE AGENDA: None.

DECLARATION OF CONFLICT OF INTEREST: Pat Long and Sam McGinley serve on the Housing Board.

DECLARATION OF EX PARTE COMMUNICATION:

APPROVAL OF THE MINUTES:

Mr. Ruth moved to approve the June 22, 2021 minutes.
Ms. Long seconded the motion.
Motion carried.

PROJECT REVIEW AND PUBLIC COMMENTS:

Laurie Fisher from the Bellefonte Art Museum presented a project for a directional sign to direct people back to the window art display from the front of the building. A rendering was shown to HARB members. It will be affixed onto the existing iron fence. The sign will be white with black lettering. The material is plastic core with aluminum covering to protect it in the elements. The sign size is 12 x 18.

Ms. Long moved to approve the sign. Ms. Tooker seconded. Motion carried.

INFORMATION/DISCUSSION ITEMS:

The storage containers outside State Burger/Brokerhoff House were discussed. Council mentioned that the containers outside of State Burger are looking a bit worn and they wanted to find a better solution for those containers. Solutions were brainstormed by HARB members and Lori Haines, Executive Director for the Centre County Housing Authority.

Mr. McGinley suggested Ms. Thompson reaching out to other historical districts to see how they remedy refuse containers in their districts. Pictures were shown of some storage containers. Ms. Long reiterated that it is not a good solution to have refuse sitting on the street in a historical district. Inground garbage cans may be a good solution. Keeping up with maintenance was suggested by Mr. Wagner. The smell of garbage sitting in the heat was also discussed by Ms. Long and having it sit on the diamond area was not an ideal situation.

Mr. Wagner stated that the containers are allowed to be there and from a HARB standpoint they need to maintain them and fix the containers that were approved. Ms. Haines stated that in addition to Bellefonte refuse cans, there are oil drums in there to dump waste frying oil. A third party removes the oil. Ms. Haines will do some investigation with Mr. Smith, owner of State Burger, for solutions. Maintenance was expected from the restaurant and not from Housing.

Ms. Long would like to see something in writing when the situation is remedied. (As to who is responsible for costs and maintenance.) The container with the oil is a mess and it appears that they spill it on the sidewalk. She is also concerned with rodents.

The containers were provided to State Burger in the beginning when the store was getting started and Ms. Haines stated that she didn't think that Housing Authority would be paying for replacements. It seems that the owner and she will share the cost of replacement or whatever the solution is, coming out of a hard 2020 for the restaurant business. They are trying to bounce back from the shutdowns.

Ms. Thompson will obtain information from other historical district and hopefully be able to supply some pictures. Ms. Dunne stated that being more material conscious is in the purview of HARB. The possibility of an expanded outdoor dining area in front of State Burger was discussed.

Mr. Wagner opined that the containers hold refuse and the refuse is the issue of the Borough. HARB is only to make sure that the container meets HARB standards.

ADMINISTRATIVE APPROVAL:

Ms. Thompson reviewed administrative approvals. Back staircase of Bellefonte Art Museum was repainted. 136 West High Street had a car run into their iron fence. They replaced the iron fence and the paint on the fence. 163 East Curtin Street a handrail is being installed due to a medical issue. It is going to match the back-porch handrail. Pizza Hut sign was administratively approved. The size and type match the other signs in the plaza. The CVS parking lot sidewalk was repaired and two parking spaces. 127 West Curtin Street the rubber mat material on the roof was replaced in-kind. 159 West Curtin Street replaced a windowsill in the rear of the house, in-kind.

OLD BUSINESS:

Ms. Thompson discussed the roof replacement on the historic museum. HARB approved a rubber roof for the back porch. That building was struck by lightning a few weeks ago and if a metal roof was put on, the building would have been destroyed. The rubber roof saved the building. A representative of CCLHM wanted to pass that along to HARB. She wanted to thank HARB for allowing the rubber roof.

The historic ordinance was discussed briefly. Ms. Thompson would like to come back to it until things calmed down a bit in zoning, HARB and planning.

NEW BUSINESS:

Sign ordinance was on the table for approval. The main change put time limits on temporary signs. There was a problem with the feather banners. Different types of temporary signs i.e. open for business were discussed. The organization of the ordinance and enforcement were discussed. PennDOT regulations were discussed. Approval of signs was discussed briefly.

The marketing aspect needs to remain because the businesses want people to know that they are there, per Mr. McGinley. Mr. Wagner opined that the temporary [feather] signs take away from the downtown historical area. There are some businesses that get creative, but the plastic signs are not appropriate. The feather signs, although tacky are permitted in the zoning ordinance. Mr. Wagner would like to see the feather signs banned. Council may consider banning them.

HARB made a motion to ban the use of feather signs in the Historic District. They also recommended that council consider banning feather signs in the entire borough.

The term zoning officer, rather than zoning administrator, remained in the ordinance, per Ms. Dunne. She had a few other changes she will get to Ms. Thompson.

The plantings in the right of way ordinance was discussed briefly. The parking at the diamond was discussed.

ADJOURNMENT:

With no other business to come before HARB,
Ms. Dunne moved to adjourn the meeting.
Ms. Tooker seconded the motion.
Meeting adjourned at 9:50 a.m.